

BEGINNING at an iron pin on the northeast corner of the intersection of Academy Street and West Coffee Street and runs thence along the north side of West Coffee Street 100 feet to the line of division of said lot and the lot now or formerly belonging to Mrs. Caroline Rodgers; thence along said division line in a northerly direction 150 feet to the lot described above; thence along the line of the above described lot in a westerly direction 100 feet to Academy Street; thence along said east side of Academy Street 150 feet to the beginning corner.

This is the same property conveyed to the Mortgagor by deed of Peoples National Bank of Greenville, S. C. as Executor under the will of Daniel Denby Davenport to be recorded herewith and this mortgage is given to secure the balance of the purchase price.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said mortgagee, its ~~heir~~ successors and Assigns. And it does ~~not~~ hereby bind its ~~heir~~ successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee) its ~~heir~~ successors and Assigns, from and against the mortgagee, its ~~heir~~ successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.